



# CITY OF LODI

## COUNCIL COMMUNICATION

**AGENDA TITLE:** No-Parking Zones at Wine Country Plaza, Kettleman Lane West of Ham Lane

**MEETING DATE:** September 18, 1996

**PREPARED BY:** Public Works Director

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**RECOMMENDED ACTION:** That the City Council adopt the attached resolution approving the installation of no-parking zones on Kettleman Lane west of Ham Lane, adjacent to the driveway servicing Wine Country Plaza, as shown on Exhibit A.

**BACKGROUND INFORMATION:** The following report has been prepared based on visibility concerns created by trucks parked on Kettleman Lane west of Ham Lane, adjacent to the driveway servicing Wine Country Plaza. The new property manager of Wine Country Plaza has indicated that drivers exiting the driveway cannot see eastbound traffic approaching on Kettleman Lane because trucks parked west of the driveway block their vision. The parking of commercial vehicles in this area is permitted under the City's existing ordinance. The report includes existing conditions, discussion and a recommendation.

The parking of commercial vehicles adjacent to this driveway was previously reviewed based on similar visibility complaints received in 1993. At that time, Council reviewed staff's recommendation to install 130 feet of no-parking zone west of the driveway and 33 feet east of the driveway; however, the manager of the property at that time felt the lengths were excessive and requested they be reduced to 25 feet and only be installed west of the driveway. This 25-foot no-parking zone was approved by Council and has been installed.

**EXISTING CONDITIONS:** Kettleman Lane (State Highway 12) is a major arterial carrying approximately 25,000 vehicles per day. The posted speed limit on Kettleman Lane at the driveway is 35 miles per hour and 40 miles per hour to the west. Available accident data for the four plus years from 1992 to the present indicates that there have been no accidents related to visibility problems while exiting the Wine Country Plaza driveway. The results of staff's six field observations of the area noted only passenger vehicles parked immediately west of the driveway. The only trucks observed were parked far west of the driveway and did not create a visibility problem.

**DISCUSSION:** Since commercial-vehicle parking is allowed in this area, restricting parking is the only way to remove commercial vehicles. Two methods to accomplish this would be to install no-parking zones or restrict commercial-vehicle parking on a time-limit basis, similar to the restriction approved by Council in April of this year on Elm Street in front of Lakewood Mall. This restriction would allow non-commercial vehicles to continue to park in the area.

**APPROVED:** \_\_\_\_\_

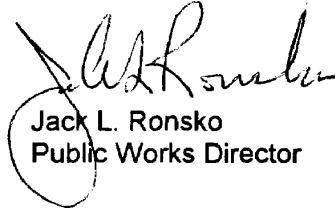
H. Dixon Flynn -- City Manager

No-Parking Zones at Wine Country Plaza, Kettleman Lane West of Ham Lane  
September 18, 1996  
Page 2

Lengths of no-parking zones needed for visibility are determined by sight distance analysis. This analysis, based on roadway geometrics and vehicle speeds, indicates that 130 feet of parking area should be restricted west of the driveway and 33 feet east of the driveway. There is currently 25 feet of existing no-parking zone west of the driveway installed by the previous Council action discussed.

**RECOMMENDATION:** Although the property manager favors the restriction of only commercial vehicles, the concern expressed was based on visibility of vehicles on Kettleman Lane. Since the only way to provide adequate visibility is to eliminate parking in the area for all vehicles, staff recommends City Council approve the installation of a 33-foot no-parking zone east of the driveway and an additional 105 feet west of the driveway (25 feet already exists). Available parking area for approximately 15 vehicles will remain along the Kettleman Lane frontage between Ham Lane and the Woodbridge Irrigation Canal. As an informational note, since Kettleman Lane is also a State Highway, Caltrans approval will also be required.

**FUNDING:** Funding for the installation of 138 lineal feet of no-parking zone from the Street Maintenance Account at an approximate cost of \$100.



Jack L. Ronsko  
Public Works Director

Prepared by Rick S. Kiriou, Senior Engineering Technician

JLR/RSK/lm

**Attachments**

cc: City Attorney  
Police Chief  
City Engineer  
Street Superintendent  
Associate Traffic Engineer  
Wine Country Plaza Property Manager



# CITY OF LODI

PUBLIC WORKS DEPARTMENT

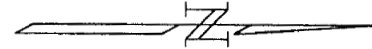
**EXHIBIT A**

Kettleman Lane

W/ Ham Lane

Proposed "No Parking" Zones

W.I.D. CANAL



WINE  
COUNTRY  
PLAZA

139'

105'

25'

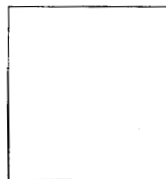
33'

167'

25'

KETTLEMAN LANE

VACANT



HAM LANE

## LEGEND

- Existing "No Parking"
- .... Proposed "No Parking"

M:/Traffic/Ketpark

CITY COUNCIL

DAVID P. WARNER, Mayor  
PHILLIP A. PENNINO  
Mayor Pro Tempore  
RAY C. DAVENPORT  
STEPHEN J. MANN  
JACK A. SIEGLOCK

# CITY OF LODI

CITY HALL, 221 WEST PINE STREET  
P.O. BOX 3006  
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(209) 333-6706  
FAX (209) 333-6710

H. DIXON FLYNN  
City Manager  
JENNIFER M. PERRIN  
City Clerk  
RANDALL A. HAYS  
City Attorney

September 11, 1996

Ms. Jennifer Porter  
Property Manager  
Wine Country Plaza  
1420 W. Kettleman Ln., Ste. U  
Lodi, CA 95242

SUBJECT: No-Parking Zones at Wine Country Plaza, Kettleman Lane West of Ham Lane

Enclosed is a copy of background information on an item on the City Council agenda of Wednesday, September 18, 1996, at 7 p.m. The meeting will be held in the City Council Chamber, Carnegie Forum, 305 West Pine Street.

This item is on the consent calendar and is usually not discussed unless a Council Member requests discussion. The public is given an opportunity to address items on the consent calendar at the appropriate time.

If you wish to write to the City Council, please address your letter to City Council, City of Lodi, P. O. Box 3006, Lodi, California, 95241-1910. Be sure to allow time for the mail. Or, you may hand-deliver the letter to the City Clerk at 221 West Pine Street.

If you wish to address the Council at the Council meeting, be sure to fill out a speaker's card (available at the Carnegie Forum immediately prior to the start of the meeting) and give it to the City Clerk. If you have any questions about communicating with the Council, please contact Jennifer Perrin, City Clerk, at (209) 333-6702.

If you have any questions about the item itself, please call Paula Fernandez, Associate Traffic Engineer, or Richard Prima, City Engineer, at (209) 333-6706.

  
Jack L. Ronsko  
Public Works Director

JLR/lm

Enclosure

cc: City Clerk

RESOLUTION NO. 96-134

A RESOLUTION OF THE LODI CITY COUNCIL  
APPROVING NO PARKING ZONES AT WINE COUNTRY PLAZA,  
KETTLEMAN LANE WEST OF HAM LANE

=====

BE IT RESOLVED, that the Lodi City Council does hereby approve the installation of "No Parking" zones at Wine Country Plaza, Kettleman Lane west of Ham Lane, (adjacent to driveway servicing Wine Country Plaza) as shown on Exhibit A attached hereto and made a part hereof.

Dated: September 18, 1996

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I hereby certify that Resolution No. 96-134 was passed and adopted by the City Council of the City of Lodi in a regular meeting held September 18, 1996, by the following vote:

AYES: COUNCIL MEMBERS - Mann, Pennino and Sieglock  
and Warner (Mayor)

NOES: COUNCIL MEMBERS - Davenport

ABSENT: COUNCIL MEMBERS - None

ABSTAIN: COUNCIL MEMBERS - None

  
JENNIFER M. PERRIN  
City Clerk



# CITY OF LODI

PUBLIC WORKS DEPARTMENT

EXHIBIT A

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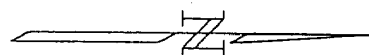
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M:/Traffic/Ketpark